

## MEETING NOTICE: NEIGHBORHOOD PLANNING UNIT – B

### NPU-B Board Meeting

**DATE:** Tuesday, September 5, 2006 (first Tuesday of each month)

**TIME:** 7:00 P.M.

**PLACE:** Second Ponce de Leon Baptist Church, Room 158 (Enter at Green Awning)  
2715 Peachtree Road, N. E.

### Human Services Committee Meeting (Liquor Licenses, Police Reports, etc)

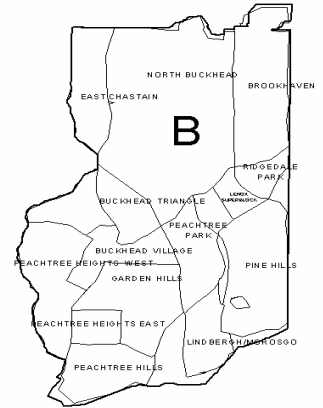
First Tuesday of each month, 6:00 P.M., Room 154

### Development & Transportation Committee Meeting

Second to last Tuesday of each month, 7:00 P.M., Room 158

### Zoning & Land Use Committee Meeting

Last Tuesday of each month, 7:00 P.M., Room 158



**SPONSORS:** NPU-B and the Bureau of Planning

### FOR FURTHER INFORMATION CONTACT:

Waldtraut (Walda) S. Lavroff, Ph. D, Chairperson----- (404) 233-1355

Charletta Wilson Jacks, Assistant Director----- (404) 330-6145

Wendy Scruggs-Murray NPU/Citizen Participation Coordinator (404) 330-6899

Chuck Shultz, Planner----- (404) 330-6621

## NPU-B BOARD MEETING AGENDA

1. Chairperson's Comments
2. Audience Recognition
3. Adoption of Minutes
4. Planner's Report – Chuck Shultz
  - Reminder NPU 2007 Bylaws are due September 29, 2006
  - NPU Neighborhood Boundaries Review (*requires NPU vote*)
5. Presentation(s)
6. Committee Reports:
  - Human Services – Jeff Shell
  - Development, and Transportation – Sally Silver
7. Zoning – Anthony Nievera

**Board of Zoning Adjustment** **September 1, 2006** **1:00 P.M.**

**V-06-150** **41 Irby Ave.** (case deferred at the July & Aug. NPU meeting)

Applicant, Associate Rest. Services, Inc., seeks a special exception from zoning regulations to reduce the required parking from 16 spaces to 6 spaces to allow for an addition to an existing restaurant.

**V-06-143** **927 Stovall Blvd.** (case deferred at the Aug. NPU meeting)

Applicant, Bert Fisher, seeks a variance from zoning regulations to allow for the construction of a detached garage in front of the principal structure, where otherwise prohibited.

**V-06-202** **349 & 351 Peachtree Hill Ave.**

Applicant, Warren Snipes, seek a special exception from zoning regulations to reduce the required on-site parking from 1720 parking spaces to 452 on-site parking spaces to allow for an addition to an existing commercial (showroom) building. (pending lot consolidation).

**MEETING NOTICE: NEIGHBORHOOD PLANNING UNIT – B**

**1:00 P.M.**

Applicants, Mark & Patricia Stevens, seek a variance from zoning regulations to reduce the west side yard setback from 10' (required) to 4' and (2) to reduce the east side yard setback from 10' (Required) to 3' to allow an addition to a single family house and attached garage.

**1:00 P.M.**

Applicant, James Cotton, seeks a variance from zoning regulations to reduce the rear yard setback from 30' (required) to 3' and allow for a detached garage to be constructed in front of the main structure, where otherwise it is prohibited, all for a detached garage addition.

Applicant, Keri Hammond, seek a variance from zoning regulations to reduce the required front yard setback from 50' (required) to 12' to allow for a garage addition to an existing single-family house.

Applicant, Robin Marshall, seeks a variance from zoning regulations to reduce the rear yard setback from 20' (required) to 12' to allow construction of a swimming pool.

Applicant, Jane Wells, seeks a variance from zoning regulations to reduce the front yard setback from 50' required to 25' to allow for the construction of a new single-family dwelling. (pending lot consolidation).

**6:00 P.M.**

Applicant, Jim Brown, seeks to rezone from R-3 (Single Family Residential) to PD-H (Planned Development- Housing).

Applicant, RLC and C-1-C (Residential Limited Commercial and Community Business- Conditional) to C-1-C (Community Business- Conditional).

Applicant, Buckhead Trading Investment, LLC (Jessica Hill), seeks to rezone from RG-4 (Residential General-Sector 4 to MR-5 A (Multi-family Residential). ***Comprehensive Development Plan (CDP) land use designation is amended from "High-Density Residential to "Very High-Density Residential.***

Applicant, Cloverleaf Wieuca, LLC, seeks to rezone R3/C1 (Single Family Residential / Community Business) to C1 (Community Business).

Applicant, Lubrano Eloisa, seeks to rezone (R-3) (Single Family Residential) RG-3-C ((Residential General-Sector -3 Conditional). ***Comprehensive Development Plan (CDP) land use designation is amended from Low-Density Residential to Medium-Density Residential.***

**6:00 P.M.**

Applicant, Laurel David, request property be rezoned from R-3 to RG-3. **Comprehensive Development Plan (CDP) land use designation is amended from Low-Density Residential to Medium-Density Residential.**

Applicant, Capital Partner Development, Inc., seek a special use permit to allow for an existing cemetery on property be rezoned to RG-2 (Residential General-Sector 2)

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### Zoning Review Board

September 7 or 14, 2006

6:00PM

**Z-06-50**

### Text Amendment

An Ordinance by Zoning Committee to amend the City of Atlanta Sign Ordinances so as to allow temporary construction fences to be decorative; and for other purposes.

### 8. Street Abandonment Request (*requires NPU vote*)

- Canterbury Road, N. E. between Pinetree Road and SR400 (approx. 615' West)

### 9. License Review Board

Applicant	Type of Business	Name of Business	Location Address	Request
The Four J M Group, LLC	Restaurant/Eating Establishment	The Four Jar Group, LL C , d/b/a/Bridgetown Grill	3316 Piedmont Rd.	Change of Ownership
Mani, Inc. Rupesh Brahmbhatt, Agent	Nightclub	The Havana Club	247 Buckhead Ave.	Change of Ownership
Henrietta Najun	Restaurant	Buckhead Italian Market & Bakery	3655 Roswell Rd.	New Applicant/ adding beer/wine
Mahesh I. Patel	Convenience Store w/gas	Buckhead Shell	3669 Power Ferry Rd.	Change of Licensee
Ekata, Inc.	Nightclub	Frequency	220 Pharr Rd.	Change of Ownership

### 10. Special Events/Outdoor Festivals

- Garden Hills Ice Cream Social

### 11. Old Business/New Business/Adjournment

#### **The Community Development/Human Resources Committee *Public Hearing* for the 2007-2012 Capital Improvements Program (CIP)**

***will be held Monday, September 11, 2006 - 6:00 pm***

***at the City of Atlanta Council Chambers, 55 Trinity Avenue, S.W.***

**The CIP document can be viewed in the City of Atlanta Clerk's Office**

**at 55 Trinity Avenue, S.W. or can be viewed online at**

**[www.atlantaga.gov/government/planning/burofplanning.aspx](http://www.atlantaga.gov/government/planning/burofplanning.aspx)**

**Please contact Deon Franklin - for CIP questions at 404-330-6910**

### **NEIGHBORHOOD ASSOCIATIONS IN NPU-B**

Brookhaven Club Neighborhood  
Garden Hills Civic Assn.  
Peachtree Heights East Civic Assn.  
Pine Hills Civic Club

Buckhead Forrest Community Assn.  
North Buckhead Civic Assn.  
Peachtree Heights west Civic Assn.  
Ridgedale Park Civic Assn.

Chastain Park East  
Peachtree Hills Civic Assn.  
Peachtree Park Civic Assn  
South Tuxedo Park

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